

EXHIBIT K

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UNITED STATES BANKRUPTCY COURT
WESTERN DISTRICT OF WASHINGTON - TACOMA

SARAH HOOVER,) BK No. 19-42890-MJH
) Adv No. 20-04002-MJH
Debtor,)

)
SARAH HOOVER,)
)
)
Plaintiff,)
)
QUALITY LOAN SERVICE CORPORATION)
OF WASHINGTON, PHH MORTGAGE)
CORPORATION DBA PHH MORTGAGE)
SERVICES, HSBC BANK USA, N.A. AS)
TRUSTEE OF THE FIELDSTONE)
MORTGAGE INVESTMENT TRUST, SERIES)
2006-2, NEWREZ, LLC, IH6 PROPERTY)
WASHINGTON, LP, DBA INVITATION)
HOMES,)
)
Defendants.)

30(b)(6) Deposition Upon Oral Examination of
IH6 PROPERTY WASHINGTON, LP, DBA INVITATION HOMES
DESIGNEE: MICHAEL LAPANO

787 Maynard Avenue South
Suite 201
Seattle, Washington

DATE: July 15, 2020

REPORTED BY: Christina Atencio, CCR #2749

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Homes:

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Defendants PHH Mortgage Corporation, HSBC Bank USA, N.A., as
Trustee of the Fieldstone Mortgage Investment Trust, 2006-2,
and NewRez:

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1 A. We did.

2 Q. What did you do?

3 A. We looked online. We found no record indicating
4 that the owner was deceased.

5 Q. When you say you "looked online," how did you look
6 online?

7 A. We looked through the title search, did a name
8 search to see if there was anything that was online as far
9 as county records for a death certificate, probate, a
10 personal representative's deed, anything that could indicate
11 the owner had passed and we found none.

12 Q. So you looked in the county records at Pierce
13 County?

14 A. That's correct.

15 Q. Did you look anywhere else besides Pierce County
16 records?

17 A. You would have to ask the title company.

18 Q. So let me -- so that's what I'm trying to clarify.
19 So the only search that was done was through Fidelity
20 through their title search to the best of your knowledge?

21 A. That is correct.

22 Q. And there was no other information done as far as
23 whether the borrower was alive or dead?

24 A. That is correct.

25 MR. JOHN MCINTOSH: Object to form.

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1 Q. And you did receive it both by email and by mail,
2 correct?

3 A. Yes, I did.

4 MS. HENRY: Thank you. That's all.

5 (Concluded at 11:19 a.m.)

6 (Signature waived.)

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C E R T I F I C A T E

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STATE OF WASHINGTON)
)ss
COUNTY OF SNOHOMISH)

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I, the undersigned Washington Certified Court Reporter, hereby certify that the foregoing 30(b)(6) deposition upon oral examination of IH6 PROPERTY WASHINGTON, LP, DBA INVITATION HOMES, DESIGNEE: MICHAEL LAPPANO was taken stenographically before me on July 15, 2020 and transcribed under my direction;

8

That the witness was duly sworn by me pursuant to RCW 5.28.010 to testify truthfully; that the transcript of the deposition is a full, true, and correct transcript to the best of my ability; that I am neither attorney for nor a relative or employee of any of the parties to the action or any attorney or counsel employed by the parties hereto nor financially interested in its outcome.

12

I further certify that in accordance with CR 30(e), the witness was given the opportunity to examine, read and sign the deposition, within 30 days, upon its completion and submission, unless waiver of signature was indicated in the record.

15

IN WITNESS WHEREOF, I have hereunto set my hand this 23rd day of July, 2020.

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19

\S\CHRISTINA ATENCIO


Washington Certified Court Reporter No. 2749
License expires November 6, 2020

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